

FIRST MORTGAGE ON REAL ESTATE

MORTGAGESTATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE. }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, **J. D. Stallings**, (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto LAURENS FEDERAL SAVINGS AND LOAN ASSOCIATION, LAURENS, S. C. (hereinafter referred to as Mortgagee), as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference in the sum of -----One Thousand Fifty and no/100-----

DOLLARS (\$ 1050.00), with interest thereon from date at the rate of -----six----- (6 %) per centum per annum, said principal and interest to be repaid as therein stated, and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose;

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Dunklin Township, on the Northside of the Flat Rock Road about one half mile Northwest of Flat Rock School, containing 3.16 acres, and having according to a plat of same prepared by T. J. Leslie, L. S., February 28, 1951, the following metes and bounds, to-wit: BEGINNING at a stake on the Northside of the Flat Rock Road, corner of property belonging to Mrs. H. E. Campbell, and running thence along Mrs. Campbell's line, N. 65-40 E., 836.8 feet to an iron pin on the line of J. D. Stallings; thence along Stallings' line, S. 39-10 E., 437.6 feet to an iron pin; thence S. 36-30 E., 370.9 feet to a corner in the Northeast side of said Flat Rock Road; thence along said Flat Rock Road the following courses and distances: N. 41-25 W., 295.2 feet to an angle, N. 48-30 W., 68.5 feet to an angle, N. 6-25 W., 96.8 feet to an angle, N. 74-10 W., 243.7 feet to an angle, N. 86-50 W., 135.9 feet to an angle, S. 80-55 W., 565.3 feet to the beginning corner."

This being the identical land conveyed to mortgagor by B. H. Cothran by deed dated March 17, 1951 and recorded in the office of Register of Mesne Conveyances for Greenville County in Deed book 431, page 186.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.